

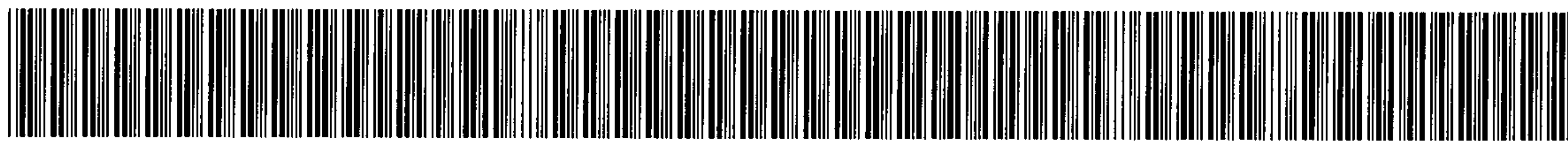
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07/30/2020 03:07:30 PM
MORTAMEN 1/3

WHEN RECORDED MAIL TO:

Pinnacle Bank
Pinnacle Bank Vestavia
2039 Canyon Road
Vestavia, AL 35216

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE



Notice: The original principal amount available under the Note (as defined below), which was \$315,600.00 (on which any required taxes already have been paid), now is increased by an additional \$452,800.00.

THIS MODIFICATION OF MORTGAGE dated July 22, 2020, is made and executed between GBL INVESTMENTS LLC, an Alabama Limited Liability company, whose address is P.O. BOX 19965, BIRMINGHAM, AL 35219 (referred to below as "Grantor") and Pinnacle Bank, whose address is 2039 Canyon Road, Vestavia, AL 35216 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 29, 2020 (the "Mortgage") which has been recorded in SHELBY County, State of Alabama, as follows:

RECORDED JULY 2, 2020 IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA AT INSTRUMENT #20200702000276540.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in SHELBY County, State of Alabama:

See EXHIBIT 'A', which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 8441 HIGHWAY 31 SOUTH, CALERA, AL 35040.

MODIFICATION. Lender and Grantor hereby modify the Mortgage as follows:

INCREASE MORTGAGE AMOUNT FROM \$315,600.00 TO \$452,800.00.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**MODIFICATION OF MORTGAGE
(Continued)**

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GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JULY 22, 2020.

THIS MODIFICATION IS GIVEN UNDER SEAL AND IT IS INTENDED THAT THIS MODIFICATION IS AND SHALL CONSTITUTE AND HAVE THE EFFECT OF A SEALED INSTRUMENT ACCORDING TO LAW.

GRANTOR:

GBL INVESTMENTS LLC

By: [Signature] (Seal)
GEORGE B LONG, Manager of GBL INVESTMENTS
LLC

LENDER:

PINNACLE BANK

X [Signature] (Seal)
Authorized Signer

This Modification of Mortgage prepared by:

Name: PINNACLE BANK, by Employee Charlotte Medders
Address: 2039 Canyon Road
City, State, ZIP: Vestavia, AL 35216

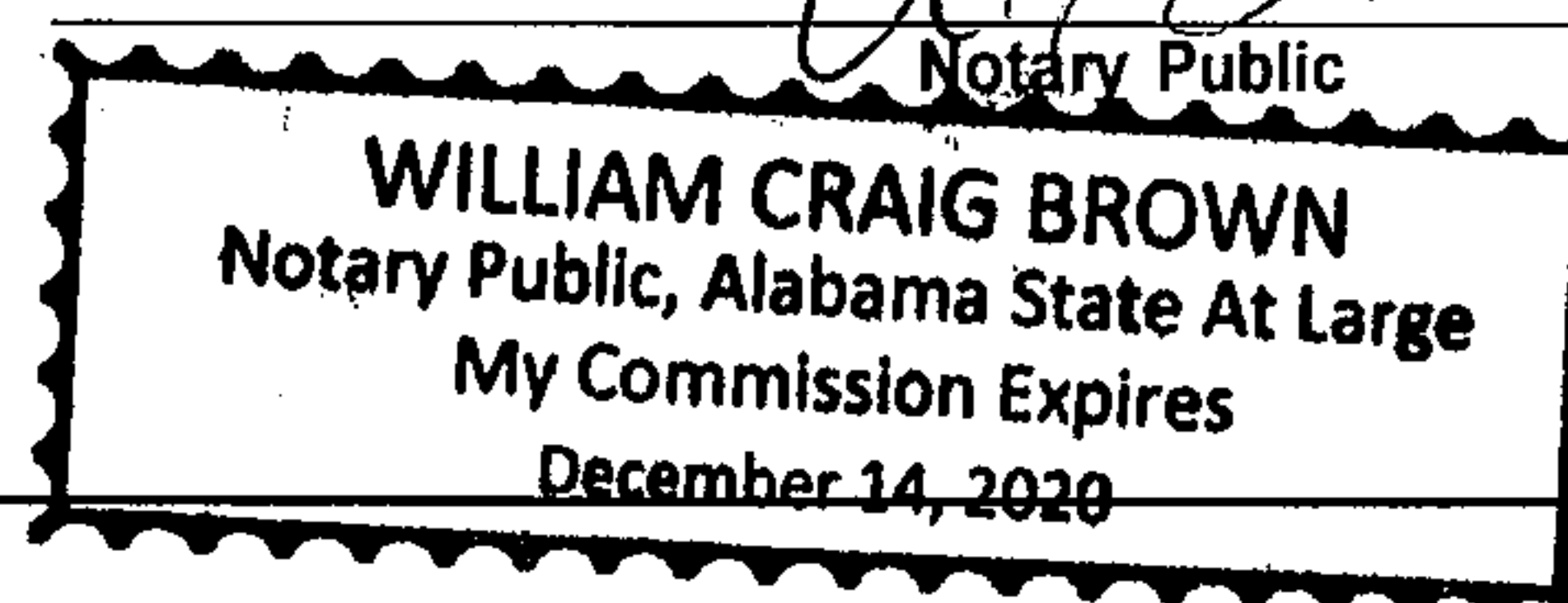
LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Alabama)
) SS
COUNTY OF Jefferson)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that **GEORGE B LONG, Manager of GBL INVESTMENTS LLC**, a limited liability company, is signed to the foregoing Modification and who is known to me, acknowledged before me on this day that, being informed of the contents of said Modification, he or she, as such manager and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this 22nd day of July, 2020.

My commission expires 12/14/2020



MODIFICATION OF MORTGAGE
(Continued)

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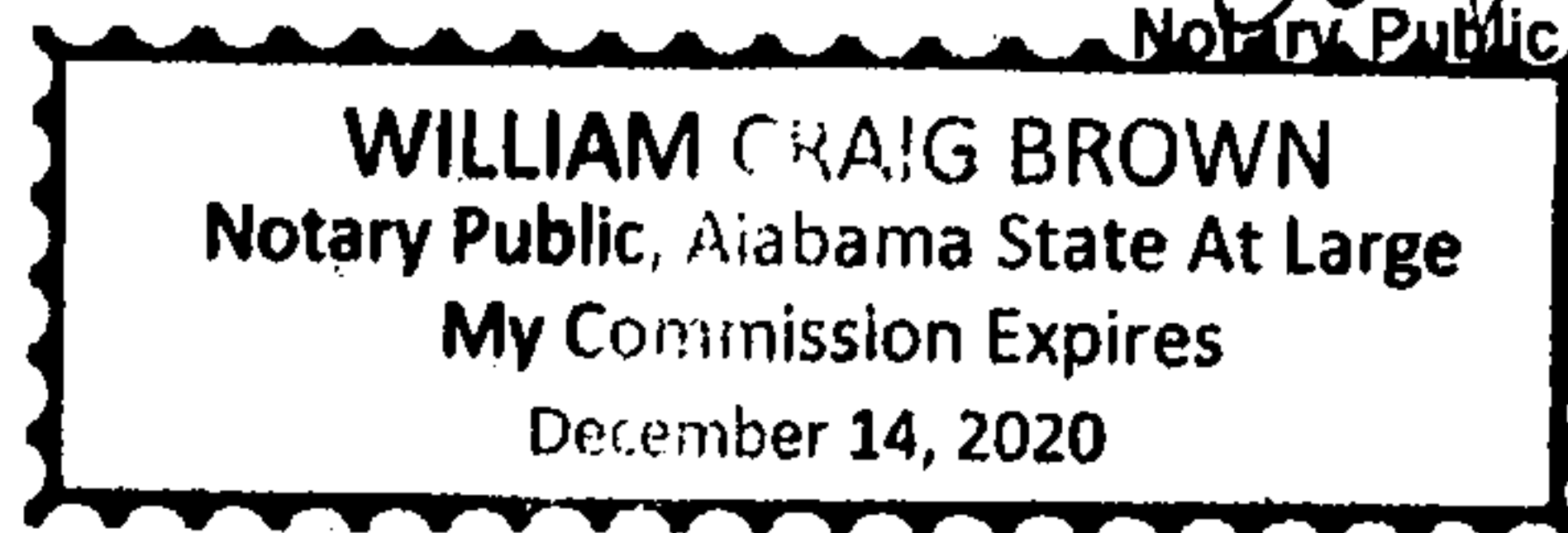
LENDER ACKNOWLEDGMENT

STATE OF Alabama)
) SS
COUNTY OF Jefferson)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Bill Black
whose name as VP of Pinnacle Bank is signed to the foregoing Modification and who is known to me,
acknowledged before me on this day that, being informed of the contents of the Modification of Mortgage, he or she, in his or her capacity as
such VP of Pinnacle Bank, executed the same voluntarily on the day same bears date.

Given under my hand and official seal this 22nd day of July, 2020.

My commission expires 12/14/2020



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/30/2020 03:07:30 PM
\$233.80 CHERRY
20200730000321890

Allen S. Bayl